

PELICAN POINT HOA BOARD OF DIRECTORS MEETING MINUTES FOR APRIL 11, 2018

Meeting called to order by President, Jerry Folse at 6:00 P.M.

Present: Jerry Folse, Gabriella Hunter, Mike Staal, Chris Crow, Tyre' Dupuy, Pete Orosz, Gail Lonibos, Colleen Labat, J.B. Esnard, and Jerry Arnold.

Absent: Sam Decoteau, John Wenzel, R.J. Guillot and Craig Naden.

Jerry Folse stated that a Quorum was present.

A motion was made by Tyre' Dupuy and seconded by Jerry Arnold to approve the February 7, 2018 Board Minutes. Motion carried. The Minutes of the February Board Meeting will be placed in the Pelican Point Website.

Mr. and Mrs. David Denham, who live in Hidden Cove requested to be present at the Board Meeting to discuss the issue with their fence. The fence is located on the side of his house and also along Hwy 44. The fence is in poor condition and needs to be fixed. The Denham stated that they were told by previous HOA Office Manager that the fence belonged to the HOA and that they would fix it, but never did. The Pelican Point Maintenance Manager went to inspect the fence and noticed that the Denham's painted the fence on their side and also added to the height of the fence. They did not request permission to do so from the ACC. The Maintenance Manager explained to them that once the home is purchased, the fence becomes the responsibility of the homeowner to be fixed. Later on it was discovered that according to the Restrictions of Hidden Cove, it states "the yearly dues shall be \$630 a year, per lot plus \$15 per month (\$180 a year) extra fee to be placed in escrow to cover the Hwy 44 fence. A motion was made by Chris Crow and seconded by Gabriella Hunter [that after reviewing restrictions, the PPHOA Board has clarified that the PPHOA is responsible for covering the HWY 44 Fence for Mallard Cove and Hidden Cove. Reimbursement will be made to the Denham's for \\$1,440 for the money that they spent in replacing the fence by their house. Also future requests concerning the HWY 44 fencing issue needs to be brought before the PPHOA Board, and the Board will review the request\(s\) and take action that deems appropriate.](#)

COMMITTEE REPORTS:

FINANCIALS:

1. Reserve Study – Chris Crow reported that she is working on the Reserve Study and when completed she will bring it to the Board for approval.
2. Fiscal Year Budget – June 1, 2018 to May 31, 2019 – Marianne DeRoner reported that all Committees that spend money need to turn in their Budget to Craig Naden by the May Board Meeting.

SAFETY AND EMERGENCY PREPAREDNESS COMMITTEE:

1. Security Camera Update – Pete Orosz reported that Construction Surveillance Systems have installed new Security Cameras and Equipment and will provide semi-monthly maintenance on all equipment. The Cameras will provide a description of vehicles entering and exiting and will photograph license plates entering and exiting. The System will be able to provide law enforcement with a license plate number, vehicle occupants, and vehicle description if necessary.

2. Street Lighting: Jerry Folse reported that Entergy and Ascension Parish have the final plans in place for 7 additional street lights in Pelican Point. Installation of new lights will begin shortly. Also all existing lights will be replaced with LED bulbs.
3. Speed Sign – There is no Speed Sign in Cypress Point. A Speed Sign for 18 Miles per hour will be placed in Cypress Point.

LANDSCAPING: Tyre' Dupuy reported that the Front Entrance and the Back Entrance have been upgraded. Mulch has been put down throughout the Common Areas. Landscaping work will begin in other areas of Pelican Point. Jerry Folse will ask Ascension Parish if they can cut the Pampas Grass on Highway 44.

MAINTENANCE:

1. Marianne DeRoner reported that the Storage Unit has been emptied and the HOA is saving \$105 per month for not having a Storage Unit.
2. The Shed at the Back Entrance has been repaired to accommodate the new Security Camera Equipment and other material from the Storage Unit.
3. Triploid Carps have been purchased and added to the troubled Pelican Point Ponds.

ACC: J. B. Esnard reported on the Cypress Point Restrictions that states "work until 6:00 P.M. and 7:00 P.M. during day light savings time." The Board was in favor of changing the time to 6:00 P.M. all the time. A motion was made by Chris Crow and seconded by Colleen Labat to review all the Restrictions of Pelican Point and make them into a new unified restrictions for the entire community. Motion carried.

HOA Office:

1. Marianne DeRoner reported on the unpaid dues as of April 11, 2018. Three paid in full, three are making partial payments. Wage garnishments will be filed on two residents and a judgment will be filed on one resident.
2. PayLease is now online and all residents of Pelican Point can make HOA Dues with them using a credit card, or an e-check anytime. There is a flat fee of \$2.95 for paying with e-check and a 2.9% for paying with a credit card.
3. The Annual Pelican Point HOA property dues are \$450.00, \$630 Mallard & Hidden Cove, \$810 River Winds and are due June 1, 2018. Invoices will be mailed in late April.
4. The Quarterly Newsletter will be sent to all residents in the middle of April.
5. Marianne asked if the Board has any concerns with taking cash payments. The Board said that they do not have a problem with this procedure.

SOCIAL: Gabriella Hunter reported that the April 29th Crawfish Boil has been cancelled due to not enough participations of the residents.

Upcoming Socials: July 1, 2018 - Fourth of July Celebration by Pelican Point Pool Area 5:00 - 9:30 PM
October 14, 2018 - Fall Festival by Pelican Point Pavilion. Fundraiser for the Fifth Ward Volunteer Fire Department 1:00 - 5:00 PM; December 11, 2018 - Pelican Point Ladies Christmas Dinner at the Pelican Point Clubhouse 6:30 PM

DRAINAGE: Jerry Folse and J. B. Esnard reported on the Drainage update. There will be a Drainage Board Meeting on May 7th and Pelican Point residents are encouraged to attend. Jerry stated that the Lakes in Royal Lakes have been unblocked and the water is flowing into the Panama Canal. The collapsed culvert has been cleaned and repaired.

STREET IMPROVEMENT: Jerry Folse and J. B. Esnard reported on the Streets improvements. A meeting was held with Ascension Parish President, Kenny Matassa, Pavement Division, Alan Braud and Councilman Bill Dawson regarding the streets situation. The Pavement Division has proposed using sonar underneath our streets to determine the exact problems. If the Sonar System is approved, the sonar will be done and the results will determine the Parish's next steps in beginning road repairs.

NEW BUSINESS: Marianne DeRoner requested to add right turn lane lines at the Pelican Point Entrance and also by the Back Entrance. The Board approved for her to proceed with this task.

A motion was made by Jerry Arnold and seconded by Chris Crow to adjourn the meeting at 7:31 P.M.

Submitted by Gabriella Hunter, HOA Secretary.